



A recently refurbished bright triplex apartment with two outside spaces in the heart of Notting Hill.

Pembridge Road, London, W11

£1,950,000 Leasehold



A charming period apartment split over three floors • A wonderful west facing reception room • Enjoys grand proportions and ceiling heights • Benefits from a private roof terrace and sole use of a flat roof • Ideally located for the excellent amenities close by

About this property

Occupying the upper floors of a grand period conversion on Pembridge Road, is this elegant, recently refurbished three bedroom triplex apartment. Upon entering, you are met with a stylishly designed large south-west facing reception room on the first floor, with large windows and high ceilings this allows an abundance of natural light to flood into the space. The beautifully designed separate kitchen sits adjacent to the reception room and includes modern appliances. The rear private terrace is accessed via the landing on the first floor and provides ample space for al fresco dining.

The bedrooms are found on the top two floors, with the principal bedroom enjoying its own modern en suite. The remaining two bedrooms are well sized, with the larger bedroom providing plenty of storage space and direct access on to the south-west facing flat roof. There is also a family bathroom serving the bedrooms.

Local Information

The property is superbly located for Notting Hill Underground station (Central, Circle & District lines), being approximately just 0.3 miles away. The shops, bars and restaurants of Portobello Road, Kensington High Street and Westbourne Grove are also very close by.

Tenure

Leasehold

Local Authority

Royal Borough Of Kensington & Chelsea, London

Energy Performance

EPC Rating = C

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Notting Hill Office.

Telephone: +44 (0) 207 727 5750.





Pembridge Road, London, W11
Gross Internal Area 1136 sq ft, 105.54 m²

Daniel Martin
Notting Hill
+44 (0) 207 727 5750
daniel.martin@savills.com



Pembridge Road, W11

Approximate Area = 1136 sq ft / 105.54 sq m
Eaves Storage = 62 sq ft / 5.77 sq m
Total = 1198 sq ft / 111.31 sq m (Including Eaves)
For identification only. Not to scale.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Important Notice Savills, its clients and any joint agents give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. 20210416ELAL

